


Planning and Development Department Update

DATE: June 24, 2011
TO: Mayor Setti D. Warren
FROM: Candace Havens, Director of Planning and Development 
RE: Friday Report
CC: Board of Aldermen
Robert Rooney, Chief Operating Officer

This weekly report is intended to keep you informed of current development proposals and other noteworthy planning and development activities as follows:

Monday 6/27/11	<ul style="list-style-type: none">• Zoning Reform Group, 5:30 p.m., Room 202• Zoning & Planning Committee, 7:45 p.m., Room 202
Tuesday 6/28/11	<ul style="list-style-type: none">• Zoning Board of Appeals Public Hearing, 7:00 p.m., Aldermanic Chamber• Newton Bicycle and Pedestrian Task Force, 7:45 p.m., Cafeteria (Basement of City Hall)
Wednesday 6/29/11	
Thursday 6/30/11	

- **Congratulations to the Joint Advisory Planning Group for Austin Street!:**



The JAPG reviewed the potential reuse of the Austin Street parking lot area located in Newtonville and has issued its final report. This report can be found on the City's website at <http://www.newtonma.gov/Planning/austin/austinst>. Many thanks to all who contributed to this community effort and for an excellent report which will be reviewed by the Real Property Reuse Committee in July.
Contact Eve Tapper at 617.796.1141 or email etapper@newtonma.gov.

- **Zoning Reform Group.** The Group will meet on **Monday, June 27th** at 5:30 p.m. in Room 202. **For more information contact Seth Zeren at 617.796.1145 or szeren@newtonma.gov.**
- **Zoning & Planning Committee:** The Committee will hold a **Working Session on Monday, June 27th** at 8:00 p.m., Room 202, Newton City Hall to discuss item **#26-11:** a Mixed-Use Centers Amendment to the Comprehensive Plan; item **#150-08:** proposing to amend Chapter 30 to clarify that a commercial vehicle may only be legally parked at a residential property, it must be registered to the owner/occupant of that residential property; and the appointment of Robert Unsworth and Barbara Huggins as alternates to the Conservation Commission. **Contact Seth Zeren at 617.796.1145 or szeren@newtonma.gov.**
- **Zoning Board of Appeals Public Hearing:** The Board will meet on **Tuesday, June 28th** at 7:00 p.m. in the Aldermanic Chambers on the following petitions: **#11-1** from Gerald A. McDade, Trustee of the Waltham Street Funding Trust for **371 Waltham Street** requesting a 7.5-foot variance from the frontage requirements, resulting in a frontage of 72.5 feet; **#12-1** from Robert Chin and Gail Chin, **186 Auburn Street**, requesting a variance to legalize the property as a two-family dwelling; **#13-11** from Richard D. Sewall requesting a 22-foot variance from the frontage requirements for the properties located at **87-89 Waban Street**, in order to subdivide 20,082 square foot lot into two lots and construct a new two-family dwelling on the second lot, resulting in a frontage of 58 feet for each lot; **#14-11** from Sandra M. Snyder and Cecilia A. Snyder, **12 Turner Street**, requesting a variance to legalize an accessory dwelling unit;

#4-11 from John B. Hollingsworth requesting a variance of 2 feet from the maximum allowable height requirement for accessory buildings to legalize a garage at **373 Lexington Street**, resulting in a height of 20 feet; **#8-10** from Ralph S. Robart appealing the Commissioner of the Inspectional Services Department's denial of a building permit at **32 Williams Street** for the construction of a two-family dwelling. **Contact Sherri Lougee at 617.796.1061 or slougee@newtonma.gov.**

- **Newton Bicycle and Pedestrian Task Force:** The Task Force will meet on **Tuesday, June 28th** at 7:45 p.m. in the City Hall cafeteria (basement level). Meetings are open to the public and attendees are invited to express their concerns about walking and bicycling in Newton. Proposals for improvements in the safety and convenience of pedestrian and bicycle facilities are particularly welcome. **For more information, please visit www.newtonbikeped.org or email newtonbikeped@gmail.com.**
- **Community Preservation Committee – New 2011-2012 Funding Deadline, Process & Community Outreach:** Newton's Community Preservation Committee began requiring pre-proposals for funding requests in fall 2010. At its June 2011 meeting, the Committee decided **that the last possible date to submit a pre-proposal for the next funding round will be July 1, 2012 – a year from now.**

The Committee will resume its traditional annual funding rounds in the future, but chose an unusually long, one-time-only deadline for 2011-12 for several reasons: First and foremost, the CPC wants to make sure project sponsors are aware of the new pre-proposal requirement and understand its advantages for them. The Committee accepts pre-proposals on a rolling basis and discusses them at any of its regular, monthly public meetings. Early pre-proposals allow sponsors to get constructive feedback from the CPC before investing the significant time required to prepare a full proposal. Also, sponsors of time-sensitive projects may use their pre-proposal discussion with the Committee to ask if they may submit a full proposal "off-cycle," before (or after) the next regular funding round.

The July 2012 deadline also allows for the expected completion between fall 2011 and spring 2012 of several City-wide studies and plans, including the City Archives Survey, City Historic Buildings Survey, and the next *Open Space Plan*. In combination with pre-proposals, these plans will help the CPC weigh the importance of current proposals against priorities for future funding. Clear future priorities are becoming more important than ever, given the slow but steady decline in the state matching funds Newton receives through the CPA, due to a greater number of participating cities and towns and the downturn in the real estate market.

Finally, 2011-2012 is the 10th anniversary of the Community Preservation Act in Newton. Newton voters adopted the Act in November 2001. Newton's first CPC held a series of hearings in neighborhoods around the City before forwarding its first funding recommendation to the Board of Aldermen, which appropriated funds for Newton's first CPA project in December 2002. The CPC is planning a new series of neighborhood events in 2011-12 to recognize what the CPA has helped Newton accomplish over the past ten years, and to hear directly from residents their thoughts about future priorities and projects. **For more information or to submit a pre-proposal, please contact Alice E. Ingerson, Community Preservation Program Manager, www.newtonma.gov/cpa, 617.796.1144 or aingerson@newtonma.gov.**